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PART - I EXTRAORDINARY

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NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

(I_2)

DRAFT VARIATION TO THE ZONAL DEVELOPMENT PLAN OF THE VGTMUDA, VIJAYAWADA FOR CHANGE OF LAND USE FROM AGRICULTURE USE TO RESIDENTIAL USE IN KURAGALLU VILLAGE, MANGALAGIRI MANDAL, GUNTUR DISTRICT.

[Memo No. 8430/I_2/2010, Municipal Administration & Urban Development, 24th August, 2010.]

The following draft variation to the land use envisaged in the Zonal Development Plan of Kaza Zone, which was sanctioned in G.O.Ms.No. 686 M.A., dated 29-12-2006, is proposed in exercise of the powers conferred by sub-section (2) of Section 12 of Andhra Pradesh Urban Areas (Development) Act, 1975 is hereby published as required by sub-section (3) of the said section.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad - 500 022.

DRAFT VARIATION

The site under reference is falling in D.No. 117/B(P) of Kuraghallu Village to an extent of Ac. 2.80 cents, the boundaries for which are given in the schedule below and which was earmarked for Agricultural Use in the Zonal Development Plan of Kaza zone, sanctioned in G.O.Ms.No. 686, M.A., dated: 29-12-2006, is now proposed to be designated for Residential Use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 01/2010/KAZA/MGL which is available in the office of the Vijayawada-Guntur-Tenali-Mangalagiri Urban Development Authority, Divisional Office, Mangalagiri, subject to the following conditions :

(a) that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.

(b) that the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.

(c) the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The Owners / Applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.

(d) the change of land use shall not be used as the proof of any title of the land.

(e) the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.

(f) the applicant shall bring the building inconformity with rules before approaching the VGTM UDA for regular permission.

(g) any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada.

SCHEDULE

NORTH	:	Existing Donka falling in D.No. 127, 16.92 mts. wide of Kuragallu Village, Mangalagiri Mandal, Guntur District.
SOUTH	:	The site falling in D.No. 118/P of Kuragallu Village, Mangalagiri Mandal, Guntur Distirct.
EAST	:	The site falling in D.No. 117/A of Kuragallu Village.
WEST	:	The site falling in D.No. 117/B(P) of Kuragallu Village.

T.S. APPA RAO,
Principal Secretary to Government (UD).

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